

Arlington Historic District Commissions

February 25, 2016
Whittemore Robbins House

Final & Approved Minutes

Commissioners Present: M. Audin, D. Baldwin, C. Barry, M. Bush, B. Cohen, C. Hamilton, S. Lipp, S. Makowka, C. Tee

Commissioners Not Present: M. Capodanno, J. Cummings, J. Nyberg

Guests: A. Johnson

1. AHDC Meeting Opens 8:00pm
2. Appointment of alternate Commissioners – C. Hamilton appointed to Jason Street Commission
3. Approval of draft minutes from January 14 and January 28, 2016. C. Barry moved approval of 1/14/16 minutes, seconded by C. Hamilton, unanimous approval. M. Bush moved approval of 1/28/16 minutes, seconded by C. Barry, unanimous approval.
4. Communications
 - a. Emails re: Henderson-Teel Street project with D. Cournoyer and J. Robinson. S. Makowka reported presentation to neighborhood at end of May or early June is goal to build support and gauge level of interest in creating a historic district in the area.
 - b. Ethics Info from Town of Arlington to Commissioners
 - c. Email from J. Worden re: MHC request for outreach materials.
 - d. Emails re: 75 Pleasant Street with monitors and project manager. Discussion about dumpster location and complaint from the neighbor but not under AHDC jurisdiction unless there is an enclosure.
 - e. Email re: 85 Irving and 59 Jason St. (Bouvier) project from Lisette Bouregard Lewis
 - f. Call from D. Nash-Webber re: formal hearing on Bouvier project
 - g. Email from J. Worden to Commissioners re: new construction on Crescent Hill Ave. near Mt Gilboa Historic District.
 - h. Email re: basement window replacement at 11 Wellington Street (Wodlinger)
 - i. J. Worden had communication from Sarah Lundberg, museum director at Smith Museum, wants letter of support from AHDC for grant application they submitted to the MHC. Study grant to get architectural and engineering data to preserve the Jason Russell House. S. Makowka moved that J. Worden send the letter of support. Seconded by C. Barry. Unanimous approval.

j. J. Worden said we need letter for CPA fund request in support of study and structural work on the Jason Russell House. He did remind her that they would need to come to us for a Certificate of Appropriateness for any work that is done. J. Worden moved approval that a letter of support be sent for both the request by the HC and the Historical Society request for CPA funds. All voted in favor. J. Worden and S. Makowka to followup.

5. New Business

Hearings (typically last around 20 minutes per application)	8:20pm
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1. **Continuation of Formal Hearing re: 24 Jason Street (Johnson) re: renovations of rear balcony.** A. Johnson reported that after further consultation, they don't need a chimney fan and just a new flu liner. She is now requesting to replace deteriorated storms with new four season windows on porch at rear of house. The provided spec sheets sent show all wood windows, 6 over 6. Applicant explained that the intention would be to pair 2 windows in each porch opening, in a 4 over 4 design to match the existing sash configuration. Discussion about the screen color. Applicant wants them all black and Commissioners agree they should be black screens not white as shown on spec sheet. J. Worden move approval for replacement of existing windows with appropriate number of 4 over 4 all wood, double hung windows with minimized mullions. Seconded by C. Tee. Unanimous approval. J. Nyberg to continue as monitor on this project as well.
2. **Continuation of Formal Hearing re: Land Between 85 Irving Street and 59 Jason Street (Bouvier) re: new home construction – continued to March 2016**

6. Other Business

a.

7. OPEN FORUM

Ordinarily, any matter presented to the Commission under Open Forum will neither be acted upon nor a formal decision made, absent a previously noticed agenda item, but the Commission may make a decision if it deems it appropriate and necessary for the public good.

8. REVIEW OF PROJECTS (See project list below)

Project List:

1. 23 Maple Street (Town of Arl. – 10-13P) – Makowka – CONA (Door)
2. 215 Pleasant Street (Gruber – 10-15P) – Cohen for Penzenik – COA (Garage Door)
3. 193 Westminster (Pemsler - 10-21M) – Cohen – COA (Windows, Siding)
4. 10 Jason Street (Young-Sullivan – 10-32J) – Cohen – COA (Chimney-Skylite)
5. 193 Westminster Ave. (Pemsler – 10-41M) – Cohen – COA (Siding Removal-Clapboard-Windows)
6. 52-54 Westminster Ave. (O'Shea – 10-49M) – Makowka – COA (Door)
7. 14 Westmoreland Ave. (Leveille – 10-51M) – Cohen – COA (Siding-Attic Windows)
8. 12 Elder Terrace (Folkers – 10-53M) – Cohen – COA (Garage)
9. 188-190 Westminster Ave. (Kokubo – 11-08M) – Bush for Penzenik – COA (Addition-Windows)

- 10.** 21 Montague Street (Elwell/Nemec – 11-25M) – Makowka – CONA (Fascia-Porch-Rail)
- 11.** 19 Jason Street (Dargon-Green – 11-40J) – Cohen – COA (Rear Deck-Stairway-Rails on Front)
- 12.** 161 Westminster Ave. (Lancelotta – 11-50M) – Black – COA (Gutters)
- 13.** 30-32 Jason Street (Harris/Charest – 12-08J) – Makowka – CONA (Porch Repair)
- 14.** 15-15A Avon Place (Burke – 12-10A) – Black/Nyberg – COA (Main House/Garage Demo/Carriage House Build)
- 15.** 19 Maple Street (Hirani – 12-14P) – Makowka – CONA (Gutters)
- 16.** 214R Pleasant Street (Bisher-Bernstein – 12-22P) Cohen for Penzenik - COA (House Redesign)
- 17.** 66 Pleasant Street (Fraumeni – 12-30P) – Makowka – CONA (Gutters/Downspouts)
- 18.** 10 Avon Place (Gnewuck – 12-31A) – Makowka – CONA (Shingles)
- 19.** 23 Maple Street (Town of Arl. – 12-38P) – Makowka – COA (Porches-Entry-Fire Esc)
- 20.** 156 Pleasant Street (Seitz – 12-39P) – Cohen for Penzenik – COA (Windows)
- 21.** 47 Irving Street (Kaplan – 12-40J) Cohen – COA (House Addition)
- 22.** 60 Pleasant Street (Brentwood – 12-44P) – Makowka – CONA (Sliding Doors)
- 23.** 60 Pleasant Street (Brentwood – 12-49P) – Makowka – CONA (Windows)
- 24.** 119 Pleasant Street (Poulos Trust – 12-53P) – Makowka – CONA (Windows)
- 25.** 30 Jason Street (Harris/Charest – 12-52J) – Nyberg – COA (Porches)
- 26.** 195 Westminster Ave. (Rothstein – 13-01M) – Cohen – COA (Skylights/Tube)
- 27.** 81 Westminster Ave. (Lemire – 13-02M) – Makowka – CONA (Door)
- 28.** 55 Westminster Ave. (Maier/Ching – 13-04M) – Cohen – COA (Windows)
- 29.** 21 Central Street (Dyer – 13-05C) – Cohen – COA (Solar Panels)
- 30.** 75 Pleasant Street (Bos. Church of Christ – 13-07P) – Makowka/Cohen – COA (Annex Renovations/Church Restorations)
- 31.** Lot 47 (aka 247 Pleasant Street- 13-08P) – Nyberg – COA (new house)
- 32.** 204 Pleasant Street (Sirah RT – 13-10P) – Makowka for Penzenik – COA (Cupola/Windows)
- 33.** 86 Pleasant Street (Coyner – 13-16P) – Makowka – CONA (chimney repair)
- 34.** 7 Jason Terrace (Fredieu – Historical Society – 13-22J) – Makowka – CONA (roof)
- 35.** 208 Pleasant Street (Hart – 13-29P) – Makowka – COA (solar panels)
- 36.** 210 Pleasant Street (Hart – 13-30P) – Makowka – COA (solar panels)
- 37.** 33 Gray Street (Lubar – 13-35J) – Makowka (CONA (stairs and deck)
- 38.** 52-54 Westminster Ave. (O'Shea – 13-38M) – Makowka – CONA (siding)
- 39.** 24 Avon Place (Sayigh – 13-41A) – Makowka – CONA (windows)
- 40.** 109 Westminster Ave. (Rines-Pascale – 13-46M) – Barry – COA (garage)
- 41.** 23 Jason Street (Leary-Hammerman – 13-47J) – Cohen – COA (addition)
- 42.** 161 Westminster Ave. (Lancelotta – 13-48M) – Makowka – COA (fence)
- 43.** 15 Oak Knoll (Lo – 13-52P) – Makowka – CONA (windows, doors)
- 44.** 31 Central Street (Sampson/Cummings – 13-54C) – Makowka – COA (addition)
- 45.** 211 Pleasant St. (Stark-McElduff – 13-58P) – Makowka – CONA (roof)
- 46.** 175 Pleasant St. (Lucchese – 13-59P) – Barry – COA (repairs)
- 47.** 272 Broadway (Danieli/Crispin – 13-62B) – Makowka – COA (dormer)
- 48.** 239 Pleasant Street (McKinnon – 13-64P) – Cummings – 10 day COA (wall)
- 49.** 24 Central Street (Donnelly/Fisher – 13-65C) – Makowka – CONA (porch/steps)
- 50.** 114 Westminster Ave. (Metzger/Fleming – 13-66M) – Makowka – CONA (fence)
- 51.** 7 Central Street (Sampson – 13-67C) – Makowka – CONA (solar panels)
- 52.** 239 Pleasant Street (McKinnon – 13-68P) – Cummings – COA (stairway/wall/fence/rail)
- 53.** 34 Academy Street (Ellison – 13-69P) – Cohen for Penzenik – COA (windows, doors, deck)
- 54.** 21 Maple Street K(Theosophical Society – 13-71P) – Makowka – CONA (gutters/fascia)
- 55.** 135 Pleasant St. Unit 9&10 (Atkinson-Bing – 13-73P) – Makowka – COA (a/c condenser and rear porch door)
- 56.** 20 Russell Street (Martin/Briggs – 13-75R) – Makowka – CONA (gutters)
- 57.** 175 Pleasant St. (Lucchese – 13-77P) – Barry – COA (skylight)

58. 11 Russell Terrace (Boroway – 14-01R) – Makowka – CONA (basement windows/siding)
59. Lot 47 (aka 247) Pleasant Street (Alouette Rlty/Noonan – 14-02P) – Nyberg/Cohen - COA (New Building)
60. 111 Pleasant St. (Fredieu – 14-03P) – Nyberg - COA (Awnings)
61. 40 Westmoreland Ave. (Radoslovich – 14-04M) – Makowka - CONA (Rear & deck sliders)
62. 17 Russell St. (Makowka –14-05R) – Cohen - 10 Day COA (roof & gutters)
63. 21 Oak Knoll (Donal – 14-06P) -- Makowka CONA (side door)
64. 59 Jason Street(Bouvier – 14-07J) — Makowka- CONA (fence)
65. 187 Lowell Street (Grinnell – 14-08M) – Makowka- CONA (Gutters, chimney, roof)
66. 195 Pleasant Street (Hamel – 14-09P) – Makowka- CONA (Gutters, Window sill)
67. 39 Russell Street (Walsh – 14-11R) - Barry - COA (Addition new wing, repairs existing house)
68. 50 Westmoreland Ave. (Sessa – 14-12M) – Makowka- COA (Solar Panels)
69. 27 Jason Street (Worden – 14-13J) – Makowka- CONA (Rear roof)
70. 105 Pleasant Street (Erulkar – 14-14P) – Makowka- 10 Day COA (Gutters)
71. 105 Pleasant Street (Erulkar – 14-15P) – Makowka- Makowka- CONA (Wood trims)
72. 20 Westmoreland Ave. (Housing Corp Arl – 14-16M) – CONA (Roof)
73. 742 Mass. Ave.(Davidson – 14-17J) - Makowka- CONA
74. 34 Academy Street (Ellison – 14-18P) –Makowka for Penzenik -- CONA (Windows)
75. 81 Westminster (Lemire – 14-21M) – Makowka- CONA (Roof)
76. 17 Jason Street (Harrington – 14-22J) – Makowka- CONA (Roof)
77. 19 Maple Street (Hirani – 14-23P) – Makowka- CONA (Front Porch Steps, Landing, Rear Windows)
78. 19 Maple Street (Hirani – 14-24P) – Makowka- 10 Day COA (Gutters)
79. 54 Westminster Ave. (O’Shea – 14-25M) – Cohen - COA (Addition)
80. 34 Academy Street (Ellison – 14-26P) – Cohen for Penzenik - COA (Siding)
81. 268 Broadway (Carlton-Gyson – 14-28B) – Barry - COA (Fence)
82. 28 Academy Street (Rehrig – 14-29P) – Makowka- CONA (Front Porch Steps, Fascia, Soffits)
83. 151 Lowell Street (Wyman – 14-30M) – Makowka- CONA (Wood Trim)
84. 28 Academy Street (Rehrig – 14-31P) – Makowka- 10 Day COA (Fiberglass Gutters)
85. 99 Westminster Ave. (Doctrow – 14-32M) – Makowka- 10 Day COA (Heat Pump)
86. 742 Mass. Ave. (Davidson – 14-33J) – Makowka- CONA (Siding, Corner Boards)
87. 105 Pleasant Street (Malcomson – 14-34P) – Makowka- CONA (Rear Storm Door)
88. 20 Maple Street (Kapinos – 14-35P) – Makowka- CONA (Shingles, Rakes)

89. 28 Academy Street (Rehrig – 14-36P) – Makowka- CONA (Roof Shingles)
90. 10 Jason Court (Byrnes – 14-38J) – Makowka- COA (Awning)
91. 15 Montague Street (Lipcon – 14-38M) – Makowka- COA (Windows and Basement Door)
92. 81 Westminster Ave. (Lemire – 14-39M) – Bush for Penzenik - COA (Solar Panel System)
93. 251 Pleasant Street (Fitch – 14-39P) – Makowka- COA (Exterior Doors)
94. 7 Oak Knoll (Bailey – 14-40P – Makowka- CONA (Roof)
95. 17 Russell Street (Makowka – 14-42R) – Cohen - 10 Day COA (Wall)
96. 244 Pleasant Street (Pressman – 14-43P) – CONA (Porch,Stairs, Railings) Makowka-
97. 16 Montague Street (Zona – 14-44M) – Makowka- CONA (Deck and Stairs)
98. 17 Irving Street (Town of Arl. – 14-45P) Makowka- CONA (Deck)
99. 174 Westminster Ave. (Szczepanek – 14-46M) Makowka- CONA (Basement window)
100. 33 Westminster Ave. (Phillis – 14-47M) Makowka- CONA (Windows)
101. 154 Westminster Ave. (Walters – 14-48M) Makowka- CONA (Wood Front Door, Storm Doors)
102. 202 Pleasant Street (Noonan – 14-49P) Makowka- CONA (Dormer, Front Door, Windows)
103. 26 Academy Street (Wright – 14-50P) Makowka- CONA (Front Right Porch Soffits, Fascia)
104. 742 Massachusetts Ave. (Davidson – 14-51J) CONA (Columns, Porch, Railings, Deck)
105. 23 Academy Street (Chiccarelli – 14-52P) Makowka- CONA (Deck and Stairs)

106. 10 Montague Street (Silverman – 14-53M) - Makowka- CONA (Gutters, Facia, Soffit)
107. 11 Wellington Street (Byrne – 14-54P) Makowka- Makowka- CONA (Fence)
108. 23 Jason Street (Hammerman – 14-55P) Makowka- CONA (Steps, Skirt Board, Lattice, Footings)
109. 74 Pleasant Street (St John's Episcopal Church – 14-56P) Makowka- CONA (Signage, temp. Fence, temporary stabilization of arch wall)
110. 143 Westminster Ave. (Ketcios – 14-58M) Makowka- CONA (Roof)
111. 187 Pleasant Street (Fox – 14-59P) - Makowka - 10 Day COA (Windows)
112. 37 Jason Street (Lees – 14-60J) – Bush - COA (Windows)
113. 74 Pleasant Street (St John's Episcopal Church –14-61P – Replaces 14-56P) – Makowka – CONA (Fence)
114. 9 Montague Street (Lancelotta – 15-01M) - Makowka- CONA (Fence)
115. 140 Pleasant Street (Haas – 15-02P) Makowka- CONA (Garage Roof)
116. 118 Pleasant Street (Sirotof – 15-03P)) - Makowka- CONA (Chimney Repair)
117. 53 Academy Street (Schwaab – 15-04P) – Makowka – CONA (Windows)
118. 252 Pleasant Street (Schweich – 15-05P)) - Makowka- COA (Window)
119. 39 Russell Street (Walsh – 15-05R)) - Makowka- CONA (Roof)
120. 94 Pleasant Street (Kaplan – DENIAL 15-06P)) - Makowka (Windows)
121. 20 Wellington Street (Mowbray – DENIAL 15-07P) - Makowka (Porch/deck)
122. 10 Montague Street (Silverman – 15-08M) – Makowka – CONA (Windows & Skylight)
123. 243 Pleasant Street (DeRouffignac – 15-09P) - Makowka- CONA (Door)
124. 20 Wellington St. (Mowbray – 15-10P) – Makowka – CONA (Storm Doors)
125. 161 Westminster Ave. (Lancelotta – 15-11M) – Makowka – 10 Day COA (walls,driveway,steps)
126. 74 Pleasant Street (St Johns Church – 15-12P) – Makowka – CONA (sign)
127. 146 Pleasant St. (Haas – 15-13P) – Makowka – CONA (Steps, Landing)
128. 21 Westminster St. (Bernstein – 15-14M) – Makowka – CONA(Roof)
129. 15 Montague St. (Lipcon – DENIAL 15-15M) – Makowka (Windows)
130. 183 Pleasant St. (Barker – 15-16P) – Makowka - COA (A/C unit)
131. 49 Academy St. (Baldwin – 15-17P) – Makowka – CONA (a/c unit)
132. 20 Wellington St. (Mowbray- 15-18P) – Makowka – CONA (storm doors)
133. 20 Wellington Street (Mowbray – 15-19P) – Barry – COA (porch,stairs,railings)
134. 246 Pleasant Street (Eykamp – 15-20P) – Baldwin – COA (solar panels)
135. 24 Maple Street (Nicoloro – 15-21P) – Worden – COA (siding removal)
136. 14 Westmoreland Ave. (Leveille – 15-22M) – Barry - COA (porch,garage,retaining walls, kitchen remodel)
137. 13 Academy St. (Rosin – 15-23P) – Makowka - CONA (rear rotted elements)
138. 145 Pleasant St. (Colt – 15-24P) –Makowka - CONA (roof)
139. 50 Westmoreland Ave. (Campbell – 15-25M) – Makowka – COA (rear +ruins demolition)
140. 17 Irving Street (International School of Boston – 15-26P) – Makowka – CONA (temporary fence)
141. 28 Maple Street (Mahoney – 15-27P) – Makowka – Fence
142. 20 Wellington Street (Mowbray – 15-28P) – Barry – COA (rear porches)
143. 29 Academy Street (Benn – 15-29P) – Bush – COA (rear porch)
144. 187 Pleasant Street (Fox – 15-30P) – Makowka – CONA (roof)
145. 41 Jason Street (Tee – 15-31J) – Makowka – CONA (roof)
146. 195 Pleasant Street (Avrahami/Hemel – 15-32P) – Makowka – CONA (a/c pump)
147. 195 Pleasant Street (Avrqahami/Hemel – 15-33P) – Makowka – DENIAL (Solar)
148. 17 Winslow Street (Giurleo – 15-34R) – Makowka – COA (generator)
149. 20 Oak Knoll (Doob/Lawrence – 15-35P) – Cohen – COA (walkways/stairs)
150. 188 Pleasant St. (Carr – 15-36P) – Makowka – CONA (roof, facia, gutters)
151. 24 Central St. (Fiosher/Donelly – 15-37C) – Makowka i- CONA (porch, rails)
152. 24a Prescott St. (Tower – 15-38R) – Nyberg – COA (A/C Compressor)

- 153.** 259 Pleasant St. (Fatula – 15-39P) – Makowka – COA (roof shingles)
- 154.** 10 Jason Court (Byrnes – 15-40J) – Makowka – COA (fence)
- 155.** 105 Pleasant St. (Erulkar – 15-41P) – Makowka – CONA (stone steps)
- 156.** 21 Montague St. (Sparks – 15-42M) – Makowka – CONA (shingles)
- 157.** 51 Westminster Ave. (Kostojohn – 15-43M) – Makowka – CONA (roof)
- 158.** 78 Jason Street (Pacheco – 15-44J) – Makowka – CONA (porch stairs)
- 159.** 10 Montague Street (Silverman – 15-45M) – Makowka – CONA (windows)
- 160.** 178 Westminster Ave. (Strauss/Reich – 15-46M) – Makowka – CONA (windows)
- 161.** 155-157 Westminster Ave. (Moran – 15-47M) – Makowka – CONA (porch railings)
- 162.** 160 Westminster Ave. (Jackson – 15-48M) – Makowka – CONA (roof)
- 163.** 97 Westminster Ave. (Puttick – 15-49M) – Makowka – CONA (windows)
- 164.** 74 Pleasant Street (St John's Episcopal – 15-51P) – Audin – COA (arcade wall/steeple)
- 165.** 240 Pleasant Street (Balazs – 15- 52P – Makowka – CONA (roof)
- 166.** 60 Pleasant Street (Jagoe – 15-53P) – Makowka – CONA (roof)
- 167.** 178 Westminster Ave. (Strauss – 15-54M) – Cohen - COA (window)
- 168.** 11 Wellington Street (Byrne/Wodlinger – 15-55P) – Lipp – COA (dormer)
- 169.** 26 Jason Street (Angelakis – 15-56J) – Cohen – CONA (walkway/steps/landing)
- 170.** 157 Westminster Ave. (Paul – 15-57M) – Makowka – CONA (insulation)
- 171.** 51 Jason Street (Barry – 15-58J) – Makowka – CONA (garage roof, porch balusters)
- 172.** 28 Academy Street (Rehrig – 15-60P) – Barry– COA (porch)
- 173.** 28 Academy Street (Rehrig – 15-61P) – Barry – COA (front door entrance)
- 174.** 36 Academy Street (Blair – 15-62P) – Makowka – COA (fiberglass gutters)
- 175.** 29 Academy Street (Benn – 15-63P) – Makowka – COA (gutters)
- 176.** 69 Crescent Hill Ave. (Bush – 16-01M) – Makowka – CONA (rear window/vent)
- 177.** 24 Jason Street (Johnson – 16-02J) – Nyberg – COA (chimney removal)

Meeting Adjourned 9:15pm.